

Municipal Clerk
Atlanta, Georgia

03- ○ -0662

AN ORDINANCE

BY: COUNCILMEMBER ANNE FAUVER

CDP-03-_____

AN ORDINANCE TO AMEND THE LAND USE ELEMENT OF THE CITY OF ATLANTA 2003 COMPREHENSIVE DEVELOPMENT PLAN (CDP) SO AS TO REDESIGNATE PROPERTY THAT IS LOCATED AT **1084-1120 and 1128-1146 PONCE DE LEON AVENUE, N.E., CURRENTLY ZONED RG-3 AND RG-3-C** FROM THE "*LOW DENSITY RESIDENTIAL 9 TO 16 UNITS PER ACRE*" LAND USE DESIGNATION TO THE "*LOW DENSITY RESIDENTIAL 0 TO 8 UNITS PER ACRE*" LAND USE DESIGNATION, AND FOR OTHER PURPOSES.

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COUNCIL DISTRICT 6

WHEREAS, the properties located on the north side of Ponce de Leon Avenue between Briarcliff Road and North Highland Avenue abut single-family residential properties fronting St. Augustine Road with 12' deep back yards; and

WHEREAS, decreasing the density of development on these properties is more in scale with the land use of the area.

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF ATLANTA, GEORGIA HEREBY ORDAINS:

SECTION 1: That the 2003 Comprehensive Development Plan (CDP) of the City of Atlanta, Georgia is hereby amended by changing the Land Use Element of said Plan so as to re-designate property that is located at **1084-1120 Ponce de Leon Avenue, N.E. and 1128-1146 Ponce de Leon Avenue, N.E., currently zoned RG-3 and RG-3-C** from the "*Low Density Residential, 9 to 16 units per acre*" land use designation to the "*Low Density Residential, 0 to 8 units per acre*" to wit:

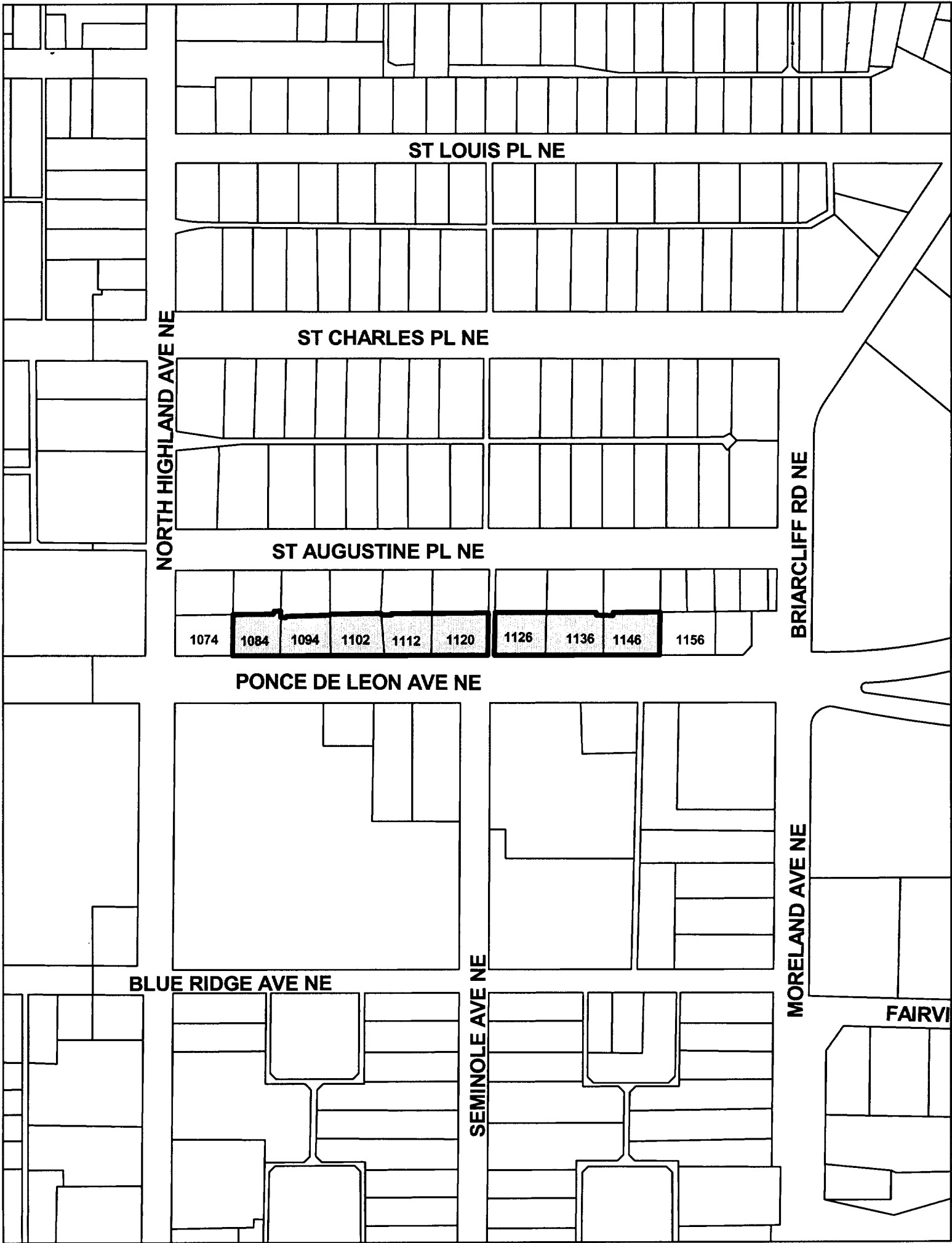
ALL THAT TRACT or parcel of land lying and being in Land Lot 16 of the 14th District, Fulton County, Georgia, being more particularly described by the legal description attached as Exhibit "A"; and said property is more specifically shown on the attached map, Exhibit "B", which Exhibits are hereby made part of this ordinance.

SECTION 2: That all ordinances or parts of ordinances that are in conflict with this ordinance are hereby repealed.

Exhibit "A"

LEGAL DESCRIPTION FOR 1084-1120 AND 1128-1146 PONCE DE LEON
AVENUE, NE

Beginning at t a point at the northeast corner of Ponce de Leon Avenue and North Highland Avenue running thence east approximately 92 feet to a point, said point being the Point of Beginning; thence running east approximately 728 feet; thence north approximately 72 feet; thence west approximately 728 feet; thence south approximately 72 feet to the Point of Beginning.



ST LOUIS PL NE

ST CHARLES PL NE

ST AUGUSTINE PL NE

PONCE DE LEON AVE NE

BLUE RIDGE AVE NE

SEMINOLE AVE NE

BRIARCLIFF RD NE

MORELAND AVE NE

FAIRVIEW AVE NE

1074

1084

1094

1102

1112

1120

1126

1136

1146

1156